

UNITED STATES BANKRUPTCY COURT  
DISTRICT OF SOUTH CAROLINA

In re: CSC DEVELOPERS, LLC

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§  
§

Case No. 18-02053-HB

Debtor(s)

CHAPTER 7 TRUSTEE'S FINAL ACCOUNT AND DISTRIBUTION  
REPORT CERTIFICATION THAT THE ESTATE HAS BEEN FULLY  
ADMINISTERED AND APPLICATION TO BE DISCHARGED (TDR)

John K. Fort, chapter 7 trustee, submits this Final Account, Certification that the Estate has been Fully Administered and Application to be Discharged.

1) All funds on hand have been distributed in accordance with the Trustee's Final Report and, if applicable, any order of the Court modifying the Final Report. The case is fully administered and all assets and funds which have come under the trustee's control in this case have been properly accounted for as provided by law. The trustee hereby requests to be discharged from further duties as a trustee.

2) A summary of assets abandoned, assets exempt, total distributions to claimants, claims discharged without payment, and expenses of administration is provided below:

Assets Abandoned: \$59,167.00  
(without deducting any secured claims)

Assets Exempt: N/A

Total Distributions to Claimants: \$319,541.77

Claims Discharged  
Without Payment: N/A

Total Expenses of Administration: \$388,861.34

3) Total gross receipts of \$708,403.11 (see **Exhibit 1**), minus funds paid to the debtor and third parties of \$0.00 (see **Exhibit 2**), yielded net receipts of \$708,403.11 from the liquidation of the property of the estate, which was distributed as follows:

	CLAIMS SCHEDULED	CLAIMS ASSERTED	CLAIMS ALLOWED	CLAIMS PAID
SECURED CLAIMS (from <b>Exhibit 3</b> )	\$0.00	\$15,753.95	\$28,710.36	\$28,710.36
PRIORITY CLAIMS:				
CHAPTER 7 ADMIN. FEES AND CHARGES (from <b>Exhibit 4</b> )	\$0.00	\$327,861.34	\$388,861.34	\$388,861.34
PRIOR CHAPTER ADMIN. FEES AND CHARGES (from <b>Exhibit 5</b> )	\$0.00	\$0.00	\$0.00	\$0.00
PRIORITY UNSECURED CLAIMS (from <b>Exhibit 6</b> )	\$0.00	\$0.00	\$0.00	\$0.00
GENERAL UNSECURED CLAIMS (from <b>Exhibit 7</b> )	\$533,453.00	\$2,699,000.00	\$2,699,000.00	\$290,831.41
<b>TOTAL DISBURSEMENTS</b>	\$533,453.00	\$3,042,615.29	\$3,116,571.70	\$708,403.11

4) This case was originally filed under chapter 11 on 04/23/2018, and it was converted to chapter 7 on 07/08/2019. The case was pending for 16 months.

5) All estate bank statements, deposit slips, and canceled checks have been submitted to the United States Trustee.

6) An individual estate property record and report showing the final accounting of the assets of the estate is attached as **Exhibit 8**. The cash receipts and disbursements records for each estate bank account, showing the final accounting of the receipts and disbursements of estate funds is attached as **Exhibit 9**.

Pursuant to Fed R Bank P 5009, I hereby certify, under penalty of perjury, that the foregoing report is true and correct.

Dated: 10/19/2020

By: /s/ John K. Fort  
Trustee

**STATEMENT** This Uniform Form is associated with an open bankruptcy case, therefore, Paperwork Reduction Act exemption 5 C.F.R. § 1320.4(a)(2) applies.

**EXHIBITS TO  
FINAL ACCOUNT**

**EXHIBIT 1 – GROSS RECEIPTS**

DESCRIPTION	UNIFORM TRAN. CODE <sup>1</sup>	\$ AMOUNT RECEIVED
Checking, savings or other financial accounts	1129-000	\$35,086.11
Tax Map #4-05-00-038.53 12.55 Acres of raw land	1110-000	\$450,000.00
Tax Map #4-05-00-038.31 1.48 Acres	1110-000	\$62,250.00
Real estate	1110-000	\$160,000.00
INTEREST IN INSURANCE POLICIES	1221-000	\$67.00
: Taxi strip between Lot 47 Chandelle Subdivision and Chandelle Ridge Drive. This is not a buildable lot and should be a	1210-000	\$1,000.00
<b>TOTAL GROSS RECEIPTS</b>		<b>\$708,403.11</b>
<sup>1</sup> The Uniform Transaction Code is an accounting code assigned by the trustee for statistical reporting purposes.		

**EXHIBIT 2 – FUNDS PAID TO DEBTOR & THIRD PARTIES**

PAYEE	DESCRIPTION	UNIFORM TRAN. CODE	\$ AMOUNT PAID
	None		

**EXHIBIT 3 - SECURED CLAIMS**

Claim NO.	CLAIMANT	UNIFORM TRAN. CODE	CLAIMS SCHEDULED (from Form 6D)	CLAIMS ASSERTED	CLAIMS ALLOWED	CLAIMS PAID
8	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	4110-000	NA	\$15,753.95	\$15,753.95	\$15,753.95
15	Edmund O. Finucane-TR	4110-000	NA	\$0.00	\$0.00	\$0.00
17S	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	4110-000	NA	\$0.00	\$0.00	\$0.00
18	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	4110-000	NA	\$0.00	\$0.00	\$0.00
20	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	4110-000	NA	\$0.00	\$0.00	\$0.00
Sptbg Cty	Spartanburg County Tax Collector	4700-000	NA	\$0.00	\$12,956.41	\$12,956.41
<b>TOTAL SECURED</b>			<b>\$0.00</b>	<b>\$15,753.95</b>	<b>\$28,710.36</b>	<b>\$28,710.36</b>

**EXHIBIT 4 – CHAPTER 7 ADMINISTRATIVE FEES and CHARGES**

PAYEE	UNIFORM TRAN. CODE	CLAIMS SCHEDULED	CLAIMS ASSERTED	CLAIMS ALLOWED	CLAIMS PAID
Trustee, Fees - John K. Fort	2100-000	NA	\$38,670.16	\$38,670.16	\$38,670.16
Trustee, Expenses - John K. Fort	2200-000	NA	\$1,756.94	\$1,756.94	\$1,756.94
Attorney for Trustee Fees - Smith Hudson La,w LLC	3110-000	NA	\$10,726.00	\$10,726.00	\$10,726.00
Auctioneer Fees - Terry Howe & Associates	3610-000	NA	\$0.00	\$61,000.00	\$61,000.00
Fees, United States Trustee	2950-000	NA	\$650.00	\$650.00	\$650.00
Banking and Technology Service Fee - Metropolitan Commercial Bank	2600-000	NA	\$2,884.75	\$2,884.75	\$2,884.75
Other Chapter 7 Administrative Expenses - John R. Stewart, Doug Cobb, and Nicole Cobb	2990-000	NA	\$247,000.00	\$247,000.00	\$247,000.00
Attorney for Trustee Fees (Other Firm) - Roe Cassidy Coates & Price, PA	3210-000	NA	\$19,305.00	\$19,305.00	\$19,305.00
Attorney for Trustee Expenses (Other Firm) - Roe Cassidy Coates & Price, PA	3220-000	NA	\$2,219.29	\$2,219.29	\$2,219.29
Attorney for Trustee Expenses (Other Firm) - SmithHudson Law	3220-000	NA	\$2.45	\$2.45	\$2.45
Accountant for Trustee Fees (Other Firm) - Middleswarth, Bowers & Co. LLP	3410-000	NA	\$4,638.25	\$4,638.25	\$4,638.25
Accountant for Trustee Expenses (Other Firm) - Middleswarth, Bowers & Co. LLP	3420-000	NA	\$8.50	\$8.50	\$8.50
<b>TOTAL CHAPTER 7 ADMIN. FEES AND CHARGES</b>		<b>NA</b>	<b>\$327,861.34</b>	<b>\$388,861.34</b>	<b>\$388,861.34</b>

**EXHIBIT 5 – PRIOR CHAPTER ADMINISTRATIVE FEES and CHARGES**

PAYEE	UNIFORM TRAN. CODE	CLAIMS SCHEDULED	CLAIMS ASSERTED	CLAIMS ALLOWED	CLAIMS PAID
None					

**EXHIBIT 6 – PRIORITY UNSECURED CLAIMS**

<b>CLAIM NO.</b>	<b>CLAIMANT</b>	<b>UNIFORM TRAN. CODE</b>	<b>CLAIMS SCHEDULED (from Form 6E)</b>	<b>CLAIMS ASSERTED (from Proofs of Claim)</b>	<b>CLAIMS ALLOWED</b>	<b>CLAIMS PAID</b>
N/F	SC Dept of Rev. & Tax	5600-000	\$0.00	NA	NA	NA
N/F	Spartanburg County Tax Collector	5600-000	\$0.00	NA	NA	NA
<b>TOTAL PRIORITY UNSECURED CLAIMS</b>			<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>

**EXHIBIT 7 – GENERAL UNSECURED CLAIMS**

CLAIM NO.	CLAIMANT	UNIFORM TRAN. CODE	CLAIMS SCHEDULED (from Form 6F)	CLAIMS ASSERTED (from Proofs of Claim)	CLAIMS ALLOWED	CLAIMS PAID
1	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	7100-000	NA	\$0.00	\$0.00	\$0.00
2	Dale and Judy Ellis	7100-000	NA	\$0.00	\$0.00	\$0.00
3	Lynn and Connie Fleming	7100-000	NA	\$0.00	\$0.00	\$0.00
4	Bruce and Cindy Goldberg	7100-000	NA	\$0.00	\$0.00	\$0.00
5	Billy and Susan Israel	7100-000	NA	\$0.00	\$0.00	\$0.00
6	Stu and Marjorie Swanson	7100-000	NA	\$0.00	\$0.00	\$0.00
9	Bannister Wyatt & Stalvey	7100-000	NA	\$0.00	\$0.00	\$0.00
10	Walter A. Fanti and Diane B. Fantie	7100-000	NA	\$0.00	\$0.00	\$0.00
11	Jonathan David Comeaux	7100-000	NA	\$0.00	\$0.00	\$0.00
12	Gareth Jacobs and Jennifer Jacobs	7100-000	NA	\$0.00	\$0.00	\$0.00
13	Thomas W. Saniewski Linda L. Saniewski	7100-000	NA	\$0.00	\$0.00	\$0.00
14	William D. Robinson Marian B. Robinson	7100-000	NA	\$0.00	\$0.00	\$0.00
16S	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	7100-000	NA	\$0.00	\$0.00	\$0.00

16U	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	7100-000	NA	\$0.00	\$0.00	\$0.00
17U	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	7100-000	NA	\$0.00	\$0.00	\$0.00
19	Edmund Owen Finucane-TR	7100-000	NA	\$0.00	\$0.00	\$0.00
21	Robert & Denise Woods	7100-000	NA	\$0.00	\$0.00	\$0.00
22	Gregory J. Steck Living Trust, Kerry R. Steck Livi Gregory J. Steck, Trustee	7100-000	NA	\$0.00	\$0.00	\$0.00
23	Jeffrey Dale Swartwood & Lauren M. Swartwood	7100-000	NA	\$0.00	\$0.00	\$0.00
24	Jeffrey Allen Cooper	7100-000	NA	\$0.00	\$0.00	\$0.00
25	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	7100-000	NA	\$0.00	\$0.00	\$0.00
26	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	7100-000	NA	\$1,850,000.00	\$1,850,000.00	\$290,831.41
27	Noria Properties, LLC	7100-000	NA	\$0.00	\$0.00	\$0.00
28	David R. Rexroad and Lynne W. Rexroad	7100-000	NA	\$0.00	\$0.00	\$0.00
29	Clay Schile Trustee, Marshall Schile, Trustee	7100-000	NA	\$0.00	\$0.00	\$0.00
30	Jaime Reyes	7100-000	NA	\$0.00	\$0.00	\$0.00
31	Warren and Rhonda Johnson	7400-000	NA	\$249,000.00	\$249,000.00	\$0.00
32	Jane Van Wieren Trust	7400-000	NA	\$600,000.00	\$600,000.00	\$0.00



N/F	Angela Tanner	7100-000	\$0.00	NA	NA	NA
N/F	Ann and Regan Allen	7100-000	\$0.00	NA	NA	NA
N/F	Bannister Wyatt Stalvey, LLC	7100-000	\$3,000.00	NA	NA	NA
N/F	Bill and Marian Robinson	7100-000	\$0.00	NA	NA	NA
N/F	Billy and Susan Israel	7100-000	\$0.00	NA	NA	NA
N/F	Bruce and Cindy Goldberg	7100-000	\$0.00	NA	NA	NA
N/F	Chandelle Property Owners Association c/o Donald Ryan McCabe	7100-000	\$0.00	NA	NA	NA
N/F	Clay and Marshalia Schile	7100-000	\$0.00	NA	NA	NA
N/F	Clay and Marshalla Schile	7100-000	\$0.00	NA	NA	NA
N/F	Dale and Judy Ellis	7100-000	\$0.00	NA	NA	NA
N/F	David and Lynn Rexroad	7100-000	\$0.00	NA	NA	NA
N/F	Doug and Jane Armstrong	7100-000	\$0.00	NA	NA	NA
N/F	Douglas and Nicole Cobb	7100-000	\$127,397.00	NA	NA	NA
N/F	Gareth and Jennifer Jacobs	7100-000	\$0.00	NA	NA	NA
N/F	Gordon Zuber Estate c/o Colonial Trust Co., PR	7100-000	\$145,330.00	NA	NA	NA
N/F	Greg and Kerry Steck	7100-000	\$0.00	NA	NA	NA
N/F	Helmut and Silvia Tuemmel	7100-000	\$0.00	NA	NA	NA
N/F	Jamie Reyes & Elvira Cisneros	7100-000	\$0.00	NA	NA	NA
N/F	Jean Brockman	7100-000	\$0.00	NA	NA	NA

N/F	Jeff and Laura Swartwood	7100-000	\$0.00	NA	NA	NA
N/F	Jeffery Alien & Pat Cooper	7100-000	\$0.00	NA	NA	NA
N/F	John & Debbie Weiner	7100-000	\$0.00	NA	NA	NA
N/F	John R. Stewart, Jr.	7100-000	\$257,726.00	NA	NA	NA
N/F	Jonathan D. Comeaux	7100-000	\$0.00	NA	NA	NA
N/F	Kay Galloway	7100-000	\$0.00	NA	NA	NA
N/F	Ken and Molly Galloway	7100-000	\$0.00	NA	NA	NA
N/F	Ken and Ruth Payne	7100-000	\$0.00	NA	NA	NA
N/F	Lawrence and Barbara Lewis	7100-000	\$0.00	NA	NA	NA
N/F	Luis A. Negrete	7100-000	\$0.00	NA	NA	NA
N/F	Lynn and Connie Fleming	7100-000	\$0.00	NA	NA	NA
N/F	Morgan and Jan Allison	7100-000	\$0.00	NA	NA	NA
N/F	Pat and Andrea Finucane	7100-000	\$0.00	NA	NA	NA
N/F	Raymond M, Clark	7100-000	\$0.00	NA	NA	NA
N/F	Raymond M. Clark	7100-000	\$0.00	NA	NA	NA
N/F	Richard Bauer	7100-000	\$0.00	NA	NA	NA
N/F	Rob Graham as Trustee	7100-000	\$0.00	NA	NA	NA
N/F	Robert and Denise Woods	7100-000	\$0.00	NA	NA	NA
N/F	Steve and Marilyn Berry	7100-000	\$0.00	NA	NA	NA
N/F	Stu and Marjorie Swanson	7100-000	\$0.00	NA	NA	NA

N/F	Theron and Tameka Burton	7100-000	\$0.00	NA	NA	NA
N/F	Tim & Debbie Ellis	7100-000	\$0.00	NA	NA	NA
N/F	Tom and Linda Saniewski	7100-000	\$0.00	NA	NA	NA
N/F	Tuck Anderson	7100-000	\$0.00	NA	NA	NA
N/F	Vadim and Yelena Shpakovskiy	7100-000	\$0.00	NA	NA	NA
N/F	Walt and Dianne Fanti	7100-000	\$0.00	NA	NA	NA
N/F	Warren and Rhonda Johnson	7100-000	\$0.00	NA	NA	NA
<b>TOTAL GENERAL UNSECURED CLAIMS</b>			<b>\$533,453.00</b>	<b>\$2,699,000.00</b>	<b>\$2,699,000.00</b>	<b>\$290,831.41</b>

**Form 1****Individual Estate Property Record and Report**

Exhibit 8

Page: 1

**Asset Cases****Case No.:** 18-02053-HB**Trustee Name:** (600020) John K. Fort**Case Name:** CSC DEVELOPERS, LLC**Date Filed (f) or Converted (c):** 07/08/2019 (c)**§ 341(a) Meeting Date:** 08/12/2019**For Period Ending:** 10/19/2020**Claims Bar Date:** 09/16/2019

1 Asset Description (Scheduled And Unscheduled (u) Property)  Ref. #	2 Petition/ Unscheduled Values	3 Estimated Net Value (Value Determined By Trustee, Less Liens, Exemptions, and Other Costs)	4 Property Formally Abandoned OA=\$554(a) abandon.	5 Sale/Funds Received by the Estate	6 Asset Fully Administered (FA)/ Gross Value of Remaining Assets
1 Checking, savings or other financial accounts	48,365.00	48,365.00		35,086.11	FA
2 Accounts receivable	36,542.00	36,542.00		0.00	FA
3* Jacobson HR-15 Mowing Tractor (See Footnote)	2,500.00	2,500.00		0.00	FA
4* Tax Map #4-05-00-038.53 12.55 Acres of raw land (See Footnote)	81,300.00	81,300.00		450,000.00	FA
5* Tax Map #4-05-00-038.23 1 Acre (See Footnote)	4,600.00	4,600.00		0.00	FA
6* Tax Map #4-05-00-038.31 1.48 Acres (See Footnote)	4,600.00	4,600.00		62,250.00	FA
7* Tax Map #4-05-00-038.39 .52 Acres (See Footnote)	4,600.00	4,600.00		0.00	FA
8* Tax Map #4-050-00-038.40 .55 Acres (See Footnote)	0.00	0.00		0.00	FA
9* Tax Map #4-05-00-038.49 1.06 Acres (See Footnote)	4,600.00	4,600.00		0.00	FA
10* Tax Map #4-05-00-038.42 .105 Acres (See Footnote)	1,725.00	1,725.00		0.00	FA
11* Tax Map #4-05-00-038.50 1.13 Acres (See Footnote)	4,600.00	4,600.00		0.00	FA
12* INTEREST IN INSURANCE POLICIES (u) (See Footnote)	0.00	67.00		67.00	FA
13 : Taxi strip between Lot 47 Chandelle Subdivision and Chandelle Ridge Drive. This is not a buildable lot and should be a common area to be used as a taxi way for access to the runway. (u)	0.00	0.00		1,000.00	FA
14* Real estate (See Footnote)	0.00	0.00		160,000.00	FA
<b>14 Assets Totals (Excluding unknown values)</b>	<b>\$193,432.00</b>	<b>\$193,499.00</b>		<b>\$708,403.11</b>	<b>\$0.00</b>

RE PROP# 3 very poor condn

RE PROP# 4 Fee simple

RE PROP# 5 Fee simple. This asset was included in the sale of several lots. See Asset 14

RE PROP# 6 Fee simple

RE PROP# 7 Fee simple. This asset was included in the sale of several lots. See Asset 14

RE PROP# 8 Fee simple. This asset was included in the sale of several lots. See Asset 14

RE PROP# 9 Fee simple. This asset was included in the sale of several lots. See Asset 14

RE PROP# 10 Fee Simple

**Form 1**

**Individual Estate Property Record and Report  
Asset Cases**

Exhibit 8

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**Case No.:** 18-02053-HB

**Case Name:** CSC DEVELOPERS, LLC

**Trustee Name:** (600020) John K. Fort

**Date Filed (f) or Converted (c):** 07/08/2019 (c)

**§ 341(a) Meeting Date:** 08/12/2019

**For Period Ending:** 10/19/2020

**Claims Bar Date:** 09/16/2019

RE PROP# 11 Fee simple. This asset was included in the sale of several lots. See Asset 14

RE PROP# 12 Insurance refund

RE PROP# 14 This is a sale of the following lots, without allocation of the purchase price to any given lot"  
4-05-00-038.50 202 Vista Pointe Dr Lot 16 Chandelle Asset 11  
4-05-00-038.49 103 Landmark Dr Lot 17 Chandelle Asset 9  
4-05-00-038.23 115 Landmark Dr Lot 19 Chandelle Asset 5  
4-05-00-038.39 Chandelle Ridge Dr p/o Lot 45 Chandelle Asset7  
4-05-00-038.40 Chandelle Ridge Dr p/o Lot 46 Chandelle Asset 8

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**Form 1**

**Individual Estate Property Record and Report  
Asset Cases**

Exhibit 8

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**Case No.:** 18-02053-HB

**Case Name:** CSC DEVELOPERS, LLC

**For Period Ending:** 10/19/2020

**Trustee Name:** (600020) John K. Fort

**Date Filed (f) or Converted (c):** 07/08/2019 (c)

**§ 341(a) Meeting Date:** 08/12/2019

**Claims Bar Date:** 09/16/2019

**Major Activities Affecting Case Closing:**

7/11/19 wrote Stokely Holder about claims/claims against owners He replied he thought they were viable

7/16/19 Mark Weaver called about buying lot 24

7/16/19 Bruce Bannister reps principals and wants to meet set up for 18th.

Write Cooper to remind him about bank accounts

7/18/19 meeting with Bruce Bannister in Greenville ref his clients postions. Decided to have a meeting before end of July with all interested parties. I stressed moving quickly would be good while we have everyones attn.

7/19/19 meeting set for 7/30/19. Wood accepted. Holder has associate coming via phone.

7/20/19 received depositions from Wood. Started reading. Lot's of equitable real estate issues. Called Josh to represent estate

7/24/19 NOS on lot 24

7/29/19 call from Galloway, a property owner. May overbid on Lot

8/16/19 Howe hired

8/28/19 NOS on acreage

9/6/19 meeting with all lawyers at Joshs. Maybe made progress

9/20/19 Hearing on sale of Lot approved

9/11/19 reviewed Josh's Notice of Settlement--small changes and returned. Need to get sale noticed

9/17/19 There is no way the repairs to the runway are damages to the homeowners. If the runway was deeded to the HOA/POA when the subdivision was started, all of the expenses of maintenance would have been paid by the HOA/POA. Bob's argument is inconsistent and since a lot of the damages seem to revolve around the repairs

Johnny Butler involved--voice of reason!

9/20/18 agreement with POA to sell them runway

10/25/19 met Josh and Bob, etc. ref global settlement--need Sand C

11/12 meeting just Josh

11/22/19 Motion Settlement and compromise

12/19/19 Order on S and C

1/6/20 hearing on sale approved 10 acres

1/7/20 lawyer and Brandon still working with county--about done

1/14/20 90 MINUTES on Phone with TD to close acct despite 3 letters and a visit to Branch. Sent me back to branch

2/ 12/20 went to branch

**Form 1**

**Individual Estate Property Record and Report  
Asset Cases**

Exhibit 8

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**Case No.:** 18-02053-HB

**Case Name:** CSC DEVELOPERS, LLC

**For Period Ending:** 10/19/2020

**Trustee Name:** (600020) John K. Fort

**Date Filed (f) or Converted (c):** 07/08/2019 (c)

**§ 341(a) Meeting Date:** 08/12/2019

**Claims Bar Date:** 09/16/2019

4/21/20 Ted was in Spartanburg and got me the contact info. for TD bank person I had talked to. Sent email

4/22/20 TD said \$ on the way per Shawna Pearl

6/1/20 6/1/20 Discussed with Brandon and he agrees that a 10% diminution of value claim for homeowners was reasonable. Told Josh to have Bob amend to reflect that.

6/22/20 Sent to Ed Bowers for Tax return. It is a consolidated return with Chandelle

07/15/20 Received Tax Returns from Accountant. Will copy and mail. Hope to close as soon as Prompt Determinations come in.

**Initial Projected Date Of Final Report (TFR):** 08/12/2020

**Current Projected Date Of Final Report (TFR):** 08/31/2020 (Actual)

10/19/2020

Date

/s/John K. Fort

John K. Fort

**Form 2****Exhibit 9**

Page: 1

**Cash Receipts And Disbursements Record****Case No.:** 18-02053-HB**Trustee Name:** John K. Fort (600020)**Case Name:** CSC DEVELOPERS, LLC**Bank Name:** Metropolitan Commercial Bank**Taxpayer ID #:** \*\*-\*6904**Account #:** \*\*\*\*\*9513 Checking**For Period Ending:** 10/19/2020**Blanket Bond (per case limit):** \$3,000,000.00**Separate Bond (if applicable):** N/A

1	2	3	4		5	6	7
Trans. Date	Check or Ref. #	Paid To / Received From	Description of Transaction	Uniform Tran. Code	Deposit \$	Disbursement \$	Account Balance
12/02/19	{6}	David G White PA	114 Landmark Drive Order docket #138	1110-000	62,500.00		62,500.00
02/13/20		Alexander Hray, Jr, Attorney	Sale of 10 acres		403,954.60		466,454.60
	{4}		Sale of 10 acres to Fnchp. Docket #142 \$450,000.00	1110-000			
		Spartanburg County Tax Collector	Spartanburg County Real Property Tax -\$1,045.40	4700-000			
		Terry Howe & Associates	sales agent/liquidator fees -\$45,000.00	3610-000			
02/13/20	{6}	David G. White PA	Wrong amount entered in 12/2/19 deposit	1110-000	-250.00		466,204.60
03/31/20		Metropolitan Commercial Bank	Bank and Technology Services Fees	2600-000		372.58	465,832.02
04/29/20	{12}	Liberty Mutual	Insurance refund	1221-000	67.00		465,899.02
04/30/20		Metropolitan Commercial Bank	Bank and Technology Services Fees	2600-000		744.57	465,154.45
05/06/20	{1}	TD Bank	Close TD bank acct	1129-000	35,086.11		500,240.56
05/24/20		Smith Hudson La,w LLC	Lot 47 Taxiway remnant sale		726.30		500,966.86
	{13}	Chandelle Property Owners Association	Lot 47 taxiway remnant \$1,000.00	1210-000			
		Smith Hudson La,w LLC	Deed preparation -\$250.00	3110-000			
		Spartanburg County Tax Collector	pro rata property taxes -\$23.70	4700-000			
05/29/20		Metropolitan Commercial Bank	Bank and Technology Services Fees	2600-000		759.94	500,206.92
06/08/20		Alexander Hray, Jr	Sale of Assets 5,7,8,9,11		132,112.69		632,319.61
	{14}		Assets 5,7,8,9,11. Comined sale without allocation per lot \$160,000.00	1110-000			
		Terry Howe & Associates	10% Commission -\$16,000.00	3610-000			
		Spartanburg County Tax Collector	Taxes for 2019 (8,657.85 + Pro rata taxes for 2020 3229.46 -\$11,887.31	4700-000			
06/30/20		Metropolitan Commercial Bank	Bank and Technology Services Fees	2600-000		1,007.66	631,311.95
09/29/20	101	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC18-02053CSC DEVELOPERS, LLC\$15,753.95Contact: johnkfort@gmail.com	4110-000		15,753.95	615,558.00
09/29/20	102	Middleswarth, Bowers & Co. LLP	Middleswarth, Bowers & Co. LLP18-02053CSC DEVELOPERS, LLC\$8.50Contact: johnkfort@gmail.com	3420-000		8.50	615,549.50

**Page Subtotals: \$634,196.70 \$18,647.20**



**Form 2****Exhibit 9**

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**Cash Receipts And Disbursements Record****Case No.:** 18-02053-HB**Trustee Name:** John K. Fort (600020)**Case Name:** CSC DEVELOPERS, LLC**Bank Name:** Metropolitan Commercial Bank**Taxpayer ID #:** \*\*-\*\*\*6904**Account #:** \*\*\*\*\*9513 Checking**For Period Ending:** 10/19/2020**Blanket Bond (per case limit):** \$3,000,000.00**Separate Bond (if applicable):** N/A

1	2	3	4		5	6	7
Trans. Date	Check or Ref. #	Paid To / Received From	Description of Transaction	Uniform Tran. Code	Deposit \$	Disbursement \$	Account Balance
09/29/20	103	Middleswarth, Bowers & Co. LLP	Middleswarth, Bowers & Co. LLP18-02053CSC DEVELOPERS, LLC\$4,638.25Contact: johnkfort@gmail.com	3410-000		4,638.25	610,911.25
09/29/20	104	Roe Cassidy Coates & Price, PA	Roe Cassidy Coates & Price, PA18-02053CSC DEVELOPERS, LLC\$2,219.29Contact: johnkfort@gmail.com	3220-000		2,219.29	608,691.96
09/29/20	105	Roe Cassidy Coates & Price, PA	Roe Cassidy Coates & Price, PA18-02053CSC DEVELOPERS, LLC\$19,305.00Contact: johnkfort@gmail.com	3210-000		19,305.00	589,386.96
09/29/20	106	SmithHudson Law	SmithHudson Law18-02053CSC DEVELOPERS, LLC\$2.45Contact: johnkfort@gmail.com	3220-000		2.45	589,384.51
09/29/20	107	Smith Hudson La,w LLC	Smith Hudson La,w LLC18-02053CSC DEVELOPERS, LLC\$10,726.00Contact: johnkfort@gmail.com	3110-000		10,476.00	578,908.51
09/29/20	108	John K. Fort	John K. Fort18-02053CSC DEVELOPERS, LLC\$38,670.16Contact: johnkfort@gmail.com	2100-000		38,670.16	540,238.35
09/29/20	109	John R. Stewart, Doug Cobb, and Nicole Cobb	John R. Stewart, Doug Cobb, and Nicole Cobb18-02053CSC DEVELOPERS, LLC\$247,000.00Contact: johnkfort@gmail.com	2990-000		247,000.00	293,238.35
09/29/20	110	John K. Fort	John K. Fort18-02053CSC DEVELOPERS, LLC\$1,756.94Contact: johnkfort@gmail.com	2200-000		1,756.94	291,481.41
09/29/20	111	U.S. Trustee	U.S. Trustee18-02053CSC DEVELOPERS, LLC\$650.00Contact: johnkfort@gmail.com	2950-000		650.00	290,831.41
09/29/20	112	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC	Chandelle Property Owners Association c/o Robert P. Wood, Esq. Rogers Townsend & Thomas, PC18-02053CSC DEVELOPERS, LLC\$1,850,000.00Contact: johnkfort@gmail.com	7100-000		290,831.41	0.00

**COLUMN TOTALS****634,196.70****634,196.70****\$0.00**

Less: Bank Transfers/CDs

0.00

0.00

**Subtotal****634,196.70****634,196.70**

Less: Payments to Debtors

0.00

**NET Receipts / Disbursements****\$634,196.70****\$634,196.70**

**Form 2**

Exhibit 9  
Page: 3

**Cash Receipts And Disbursements Record**

**Case No.:** 18-02053-HB **Trustee Name:** John K. Fort (600020)  
**Case Name:** CSC DEVELOPERS, LLC **Bank Name:** Metropolitan Commercial Bank  
**Taxpayer ID #:** \*\*\_\*\*\*6904 **Account #:** \*\*\*\*\*9513 Checking  
**For Period Ending:** 10/19/2020 **Blanket Bond (per case limit):** \$3,000,000.00  
**Separate Bond (if applicable):** N/A

Net Receipts:	\$634,196.70
Plus Gross Adjustments:	\$74,206.41
Less Payments to Debtor:	\$0.00
Less Other Noncompensable Items:	\$0.00
Net Estate:	\$708,403.11

<b>TOTAL - ALL ACCOUNTS</b>	<b>NET DEPOSITS</b>	<b>NET DISBURSEMENTS</b>	<b>ACCOUNT BALANCES</b>
*****9513 Checking	\$634,196.70	\$634,196.70	\$0.00
	<b>\$634,196.70</b>	<b>\$634,196.70</b>	<b>\$0.00</b>

10/19/2020

Date

/s/John K. Fort

John K. Fort